

**SUMMARY PROCESS (EVICTION)
COMPLAINT TERMINATION
OF LEASE BY LAPSE OF TIME**

JD-HM-20 Rev. 4-19
C.G.S. § 47a-23a
P.B. § 10-29

STATE OF CONNECTICUT
SUPERIOR COURT
www.jud.ct.gov



Instructions to plaintiff/landlord

1. Attach this complaint to the Summons (form JD-HM-32) and follow the instructions on that form.
2. Attach the original Notice to Quit (End) Possession (form JD-HM-7) to this complaint.
3. If there is a written lease, do not attach a copy of the lease to this complaint. If you want to make the lease a part of your complaint, refer to the lease as an exhibit (for example "Exhibit 1") and file it separately with the court no later than the return date. Serve a copy of the exhibit upon each party who appears in this matter at the first court session of the matter or no later than seven days after receipt of notice of the appearance of the party, whichever is earlier. Service must be made as provided in Sections 10-12 through 10-17 of the Practice Book.

Return date: OCTOBER 18, 2022

WILLIAM WONG
Plaintiff(s)/Landlord(s)

☐ Judicial District of _____

v.

COLIN CASSIDY + DEVIN VITALI
Defendant(s)/Tenant(s)

☒ Judicial District housing session at:
New Haven
town/city

Complaint

1. On or about (date) 9/1/22 the plaintiff/landlord and the defendant/tenant agreed ☒ orally or ☐ in a written lease (**Exhibit**) that the defendant/tenant would rent the following premises (rented property) for the term of one YEAR MONTH (term of lease).
(week/month/year)

Location of premises (Number, street, town, and unit or floor number)

45 BLAKE ST, 3RD FLOOR, NEW HAVEN, CT 06511 (3RD FLOOR)

2. The defendant/tenant agreed to pay \$ 800.00 ☐ weekly ☒ monthly
(amount of money defendant/tenant agreed to pay)
on the 1ST day of each ☐ week ☒ month.

3. The defendant/tenant used and occupied the premises as agreed under the lease and still occupies the premises.
4. The lease has terminated by lapse of time (the term of the lease has ended).
5. On (date) 9/19/22 the plaintiff/landlord had a Notice to Quit (End) Possession (form JD-HM-7) served on the defendant/tenant and that notice required them to move out of the premises on or before (date) 9/30/22.
The Notice to Quit (End) Possession (form JD-HM-7) is attached to this complaint.
6. The time given in the Notice to Quit (End) Possession (form JD-HM-7) for the defendant/tenant to move out of the premises has ended, but the defendant/tenant has not moved out.

The plaintiff/landlord asks the court for judgment for immediate possession of the premises.

☐ **The plaintiff/landlord also asks for forfeiture to the plaintiff/landlord of the defendant's/tenant's possessions and personal effects because this is a nonresidential property.**

Signed (Plaintiff/Landlord or attorney)

[Signature]

Date signed

10/17/22

ADA NOTICE

The Judicial Branch of the State of Connecticut complies with the Americans with Disabilities Act (ADA). If you need a reasonable accommodation in accordance with the ADA, contact a court clerk or an ADA contact person listed at www.jud.ct.gov/ADA.

SUMMARY PROCESS COMPLAINT
ONCE HAD THE RIGHT OR PRIVILEGE

Docket Number NHHCV22505ell

Return Date: OCTOBER 13, 2022

WILLIAM WONG

(PLAINTIFF'S FULL NAME)

Vs.

Judicial District Housing Session

At: New Haven

CORIN CASSIDY & DEVIN VITAT

(DEFENDANT'S FULL NAME)

Date: 10/7/22

9/1/22

COMPLAINT

1. On or about 2/9/21, the defendant took possession of the following premises with the knowledge and/or acquiescence of either the plaintiff or the plaintiff's predecessor:

45 BLAKE ST, 3RD FLOOR, NEW HAVEN, CT 06511

(Complete address of premises, including apartment or floor number)

2. The defendant originally had the right or privilege to occupy the premises, but such right or privilege has terminated.

3. On 9/19/22, the plaintiff caused a notice to quit possession to be served on the defendant to vacate the premises on or before 9/30/22 as required by law. A copy is attached to the complaint.

4. Although the time given in the notice to quit possession of the premises has passed, the defendant still continues in possession.

THE PLAINTIFF THEREFORE CLAIMS JUDGMENT FOR IMMEDIATE POSSESSION OF THE PREMISES.

William Wong

Plaintiff (SIGN & PRINT YOUR FULL NAME)